Chapter 17.56

HUNTINGTON BEACH FIRE CODE

Note: The City of Huntington Beach has adopted the California Fire Code (CFC) and the following ordinances which amend it. (105-5/13, 413-5/38, 458-6/42, 1131-4/65, 1414-6/68, 1499-5/69, 1884-12/73,1900-3/74, 2121-12/76, 2188-6/77, 2430-1/70, 2480-7/80, 2638-9/83,2865-11/86, 3020-12/89, 3174-1/93, 3317-1/96, 3430-7/99, 3571-10/02, 3769-7/07, 3784-11/07, 3786-12/07; Ordinance No. 3786 repealed and replaced Chapter 17.56 in its entirety, 3808-9/08, 3864-3/10, 3900-12/10; Ordinance No. 3900 repealed and replaced Chapter 17.56 in its entirety)

Sections:

17.56.420 CFC Section 907.2.13 High-rise buildings and Group I-2 occupancies having floors located more than 55 feet above the lowest level fire department vehicle access - Amended.
17.56.430 CFC Section 914.2.1 Automatic sprinkler system - Amended.
17.56.440 CFC Section 914.3 High-rise buildings - Amended.
17.56.450 CFC Section 914.3.1 Automatic sprinkler system - Amended.
17.56.460 CFC Section 914.6.1 Automatic sprinkler system - Amended.
17.56.470 CFC Section 1410.1 Required access - Amended.
17.56.480 CFC Section 1412.1 When required - Amended.
17.56.490 CFC Section 1413.1 Where required - Amended.
17.56.500 CFC Section 1414.1.1 Function During Construction - Added.
17.56.510 CFC Section 1418 Owner's responsibility - Added.
17.56.520 CFC Section 1803.4 Emergency plan - Amended.
17.56.530 CFC Section 1909.1 General - Amended.
17.56.540 CFC Section 2206.2.3 Above-ground tanks located outside, above grade - Amended.
17.56.550 CFC Section 2206.2.4.1 Tank capacity limits - Amended.
17.56.560 CFC Section 2206.2.4.2 Fleet vehicle motor fuel dispensing facilities - Amended.
17.56.570 CFC Section 2206.2.6 Special enclosures - Amended.
17.56.580 CFC Section 2701.5.1 Hazardous Materials Management Plan (HMMP) - Amended.
17.56.590 CFC Section 2701.5.2 Hazardous Materials Inventory Statement (HMIS) - Amended.
17.56.600 CFC Section 2703.3.1.4 Responsibility for cleanup - Amended.
17.56.610 CFC Section 2703.4 Material Safety Data Sheets - Amended.
17.56.620 CFC Section 3104.1.1 Liquid Tight Floor - Amended.
17.56.630 CFC Section 3309 "Safe and sane" or dangerous fireworks - Added.
17.56.640 CFC Section 3310 Explosives - Added.
17.56.650 CFC Section 3404.2.9.6.1 Locations where above-ground tanks are prohibited - Amended.
17.56.660 CFC Section 3404.2.11.2 Location - Amended.
17.56.670 CFC Section 3404.2.13.1.4. Tanks abandoned in place - Amended.
17.56.680 CFC Section 3405.3.3 Heating, lighting and cooking appliances - Amended.
17.56.690 CFC Section 3405.3.7.5.1 Ventilation - Amended.
17.56.700 CFC Section 3406.2.4.4 Locations where above-ground tanks are prohibited - Amended.
17.56.710 CFC Section 3406.3 Well drilling and operating - Amended.
17.56.720 CFC Section 3702 Definitions, Containment Vessel - Amended.
17.56.730 CFC Section 3703.1.4.1 Floors - Amended.
17.56.740 CFC Section 3904.1.3 Liquid-tight floor - Amended.
17.56.750 CFC Section 4004.1.5 Liquid-tight floor - Amended.
17.56.760 CFC Section 4104.1.1 Liquid-tight floor - Amended.
17.56.770 CFC Section 4304.1.3 Liquid-tight floor - Amended.
17.56.780 CFC Section 4404.1.2 Liquid-tight floor - Amended.
17.56.790 CFC Section 4603.1 Required construction - Amended.
17.56.800 CFC Section 4603.4 Sprinkler systems - Amended.
17.56.810 CFC Section 4603.4.3 Tenant improvements - Added.
17.56.820 CFC Section 4603.6 Fire alarm systems - Amended.
17.56.830 CFC Section 4603.6.10 Tenant improvements - Added.
17.56.840 NFPA 13, Installation of sprinkler systems - Amended.
17.56.850 NFPA 13D, Installation of Sprinkler Systems in One- and Two-Family Dwellings and Manufactured Homes - Amended.
17.56.860 NFPA 13R, Installation of Sprinkler Systems in Residential Occupancies up to and Including Four Stories in Height - Amended.

17.56.010 Adoption. A certain document, one (1) copy of which is on file in the Office of the City Clerk of Huntington Beach, California Code of Regulations Title 24, Part 9, being marked and designated as the California Fire Code, 2010 edition, including Appendix Chapter 4 and Appendices B, BB, C, CC, F, I, and J, as published by the California Building Standards Commission, is hereby adopted as the Fire Code of the City of Huntington Beach, in the State of California, regulating and governing the safeguarding of life and property from fire and explosion hazards arising from the storage, handling and use of hazardous substances, materials and devices, and from conditions hazardous to life or property in the occupancy of buildings and premises as herein provided; providing for the issuance of permits and collection of fees therefore; and each and all of the regulations, provisions, penalties, conditions and terms of said Fire Code, including all sections not adopted by the California State Fire Marshal, on file in the Office of the City Clerk of Huntington Beach are hereby referred to, adopted, and made a part hereof, as if fully set out in this code, with the additions, insertions, deletions and amendments, prescribed in Chapter 17.56 of this code.

17.56.020 Definition. Wherever the word "jurisdiction" is used in the Huntington Beach Fire Code as a reference to a location, it shall mean the City of Huntington Beach.

17.56.030 CFC Section 105.4 Construction documents - Amended. Construction documents shall be in accordance with this section. Included shall be copies of material data sheets on all listed system equipment, including but not limited to valves, sprinklers, escutcheons, switches, detectors, horns, strobes, batteries, control panels and water supply data and calculations. The fire code official reserves that right to request additional information when such information is considered necessary to determine compliance with the code and appropriate standards.

17.56.040 CFC Section 105.4.2.1 Fire protection system shop drawings - Amended. Shop drawings for fire protection system(s) shall be submitted to indicate compliance with this code and the construction documents and shall be approved prior to the start of installation. Shop drawings shall contain all information as required by the referenced installation standards in Chapter 9. Shop drawings are required for any fire protection system that is to be installed or modified, regardless of the number of sprinkler heads, alarm devices or nozzles involved, or the dollar value of the work.

17.56.050 CFC Section 108.1 Board of appeals established - Amended. In order to hear and decide appeals of orders, decisions, or determinations made by the fire code official relative to the application of this code, there may be convened a board of appeals. The board of appeals shall be appointed by the City Council or City Attorney and shall hold office at their pleasure. The fire code official shall be an ex officio member of said board but shall have no vote on any matter before the board. The board shall adopt rules of procedure for conducting its business, and shall render all decisions and findings in writing to the appellant with a duplicate copy to the fire code official.

17.56.060 CFC Section 109.3 Violation penalties - Amended. Persons who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter, repair or do work in violation of the approved construction documents or directive of the fire code official, or of a permit or certificate used under provisions of this code, may be guilty of a misdemeanor as prescribed in Chapter 1.16 of the Huntington Beach Municipal

Code. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

17.56.070 CFC Section 202 General Definitions, HIGH-RISE BUILDING - Amended.

HIGH-RISE BUILDING. As used in this code:

1. "Existing high-rise structure" means a high-rise structure, the construction of which is commenced or completed prior to July 1, 1974.

2. "High-rise structure" means every building of any type of construction or occupancy having floors used for human occupancy located more than 55 feet above the lowest floor level having building access (see California Building Code, Section 403.1.2), except buildings used as hospitals as defined in Health and Safety Code Section 1250.

3. "New high-rise structure" means a high-rise structure, the construction of which is commenced on or after July 1, 1974.

17.56.080 CFC Section 307.1 General - Amended. A person shall not kindle or maintain or authorize to be kindled or maintained any open burning or recreational fire unless conducted and approved in accordance with this section.

17.56.090 CFC Section 307.1.1 Prohibited open burning - Amended. Open burning or recreational fires that are offensive or objectionable because of smoke or odor emissions, or when atmospheric conditions or local circumstances make such fires hazardous, shall be prohibited.

17.56.100 CFC Section 307.3 Extinguishment authority - Amended. The fire code official is authorized to order the extinguishment by the permit holder, another person responsible or by the fire department of open burning or a recreational fire that creates or adds to a hazardous or objectionable situation.

17.56.110 CFC Section 318 Development on or near land containing or emitting toxic, combustible or flammable liquids, gases or vapors - Added.

CFC SECTION 318
DEVELOPMENT ON OR NEAR LAND CONTAINING OR EMITTING TOXIC, COMBUSTIBLE OR FLAMMABLE LIQUIDS, GASES OR VAPORS.

CFC Section 318.1 Geological studies, evaluations, reports. The fire code official may require the submittal for approval of geological studies, evaluations, reports, remedial recommendations and/or similar documentation from a state-licensed and department-approved individual or firm, on any parcel of land to be developed which has, or is adjacent to, or within 1000 feet of a parcel of land that has an active, inactive, or abandoned oil or gas well operation, petroleum or chemical refining facility, petroleum or chemical storage, or may contain or give off toxic, combustible or flammable liquids, gases or vapors.

17.56.120 CFC Section 319 Parade floats - Added.

CFC SECTION 319
PARADE FLOATS

319.1 Decorative materials. Decorative materials on parade floats shall be non-combustible or flame retardant.

319.2 Fire protection. Motorized parade floats and towing apparatus shall be provided with a minimum 2A 10B:C rated portable fire extinguisher readily accessible to the operator.

17.56.130 CFC Section 503.1.1 Buildings and facilities - Amended. Approved fire apparatus access roads shall be provided for every building, facility or portion of a building hereafter constructed or moved into or within the jurisdiction. The fire apparatus access road shall comply with the requirements of this section and shall extend to within 150 feet of all portions of the facility and all portions of the exterior walls of the first story of the building as measured by an approved route around the exterior of the building or facility.

Exception: The fire code official is authorized to increase the dimension of 150 feet where:

1. Reserved.
2. Fire apparatus access roads cannot be installed because of location on property, topography, waterways, nonnegotiable grades or other similar conditions, and an approved alternative means of fire protection is provided.
3. There are not more than two Group R-3 or Group U occupancies.

17.56.140 CFC Section 503.2.1 Dimensions - Amended. Fire apparatus access roads shall have an unobstructed width of not less than 24 feet. Fire access roadways adjacent to the front of commercial buildings shall be a minimum of 26 feet in width. Fire apparatus access roads shall have an unobstructed vertical clearance of not less than 13 feet 6 inches. Approved security gates shall be a minimum of 24 feet in unobstructed drive width. Multiple travel lane security gates shall be a minimum of 14 feet in unobstructed drive width on each side and shall be in accordance with Section 503.6.

17.56.150 CFC Section 503.2.3 Surface - Amended. Fire apparatus access roads shall be designed, and maintained to support the imposed loads of fire apparatus (75,000 lbs. load/12,000 point load) and shall be surfaced so as to provide all-weather driving capabilities. Speed limiting features shall not be installed and the road surface shall not be modified without approval; from the fire code official.

17.56.160 CFC Section 503.2.4 Turning radius - Amended. The required turning radius of a fire apparatus access road shall be determined by the fire code official. Fire access road turns and corners shall be designed with a minimum inner radius of 17 feet and an outer radius of 45 feet. Radius must be concentric.

17.56.170 CFC Section 503.2.5 Dead ends - Amended. Dead-end fire apparatus access roads in excess of 150 feet in length shall be provided with an approved area for turning around apparatus. Roads 600 feet or longer in length may not terminate in a radius or hammerhead turnabout, but must become part of an inter-tying loop circulation system.

17.56.180 CFC Section 503.6 Security gates - Amended. The installation of security gates across a fire apparatus access road shall be approved by the fire code official. Where security gates are installed, they shall have an approved means of emergency operation. The security gates and the emergency operation shall be maintained operational at all times. Secured automated vehicle gates or entries shall utilize approved Knox access switches when required by a fire code official. Secured non-automated vehicle gates or entries shall utilize an approved padlock or chain (maximum link or lock shackle size of ¼ inch) when required by a fire code official. Residential complexes using secured automated vehicle entry gates or entries shall utilize a combination of an Opticom strobe-activated switch and an approved Knox key electric

switch when required by a fire code official. Gate arms securing parking lots and parking structures shall be equipped with a fire department approved dual-keyed Knox key electric switch. When activated, the arm or arms shall open to allow fire and law enforcement access. Approved security gates shall be a minimum of 24 feet in unobstructed drive width. Multiple travel lane security gates shall be a minimum of 14 feet in unobstructed drive width on each side. An unobstructed vertical clearance of not less than 13 feet 6 inches shall be provided and maintained. Secured automated vehicle gates or entries shall utilize a straight 30 feet approach and departure, measured from the furthermost related gate, island, guard shack structure or other obstructions. Electric gate key switches, padlocks and lock boxes for accessing properties shall be sub-mastered for law enforcement access. Sub-mastering lock boxes for building access is not required. In the event of a power failure, the gates shall be defaulted or automatically transferred to a fail safe mode allowing the gate to be pushed open without the use of special knowledge or any equipment. If a two-gate system is used, the override switch must open both gates. If there is no sensing device that will automatically open the gates for exiting, a fire department approved Knox electrical override switch shall be placed on each side of the gate in an approved location. A final field inspection by the fire marshal or an authorized representative is required before electronically controlled gates may become operative. Prior to final inspection, electronic gates shall remain in a locked-open position. Electric gate operators, where provided, shall be listed in accordance with UL 325. Gates intended for automatic operation shall be designed, constructed and installed to comply with the requirements of ASTM F 2200 unless in conflict with this section.

17.56.190 CFC Section 505.1 Address identification - Amended. New and existing buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches (102 mm) high with a minimum stroke width of 0.5 inch (12.7 mm) for single-family residences. All multi-family, multi-retail and multi-commercial occupancies shall have a minimum of 6 inch high numbers, with a minimum one-and-one-half inch (1 ½ ") stroke. All light and heavy industrial occupancies shall have a minimum of 10 inch high numbers, with a minimum one-and-one-half inch (1 ½ ") stroke. All complexes that are three (3) stories or greater in height and/or have two (2) or more building units shall have a minimum of 10 inch high numbers, with a one-and-one-half inch (1 ½ ") stroke. All multi-family, multi-industrial and multi-industrial occupancies shall identify individual units with numbers a minimum of 4 inches, affixed to the unit's front door entrance or frame. All buildings with a rear door access shall identify that unit with the proper numbers affixed to the door or frame. All buildings with two (2) or more units shall identify utility meters according to the unit being serviced. Numbers shall be affixed on a structure in clear view, unobstructed by trees or shrubs.

17.56.200 CFC Section 506.1 Where required - Amended. Where access to or within a structure or an area is restricted because of secured openings or where immediate access is necessary for life-saving or fire-fighting purposes, the fire code official is authorized to require a key box to be installed in an approved location. The key box shall be of an approved type and shall contain keys to gain necessary access as required by the fire code official. Key boxes for accessing properties shall be sub-mastered for law enforcement access. Sub-mastering key boxes for building access is not required. Secured emergency access gates serving apartment, town home or condominium complex courtyards, paseos, pools, Jacuzzis, saunas, or spa areas must be secured with a key box in addition to association or facility locks. The nominal height of Knox lock box installations shall be 5 feet above grade. Location and installation of Knox key boxes must be approved by the fire code official.

17.56.210 CFC Section 506.1.2 Key boxes required - Added. Unless determined otherwise by the fire code official, key boxes are required for all structures with fire alarm or sprinkler systems which are connected to a monitoring service.

Exception: The fire code official may approve a 24 hour on-location security service as negating the requirement for a key box.

17.56.220 CFC Section 507.1 Required water supply - Amended. An approved water supply capable of supplying the required fire flow for fire protection shall be provided to premises upon which facilities, buildings or portions of buildings are hereafter constructed or moved into or within the jurisdiction.

Exception: The provisions of Title 25 California Code of Regulations, Chapter 2, Subchapter 1, Article 6 – Fire Protection Standards for Parks – are hereby adopted by reference, and apply to all existing mobile home parks licensed by the State of California Department of Housing and Community Development (HCD), notwithstanding any contrary provisions as set forth in Title 25, Section 1304(a).

17.56.230 CFC Section 507.5 Fire hydrant systems - Amended. Fire hydrant systems shall comply with Sections 507.5.1 through 507.5.7 and Appendix C or by an approved method. Minimum basic fire hydrant spacing for multi-family residential (triplexes or greater, apartment houses, hotels, convents or monasteries) and all commercial or industrial properties shall be spaced not more than 300 feet along streets or fire apparatus access roadways, so that all fire apparatus-accessible portions of the building are within 150 feet of a hydrant. Minimum basic fire hydrant spacing for single family detached and duplex residential dwellings less than 5,000 square feet or having fire flows below 2,000 gallons per minute (GPM) shall be spaced not more than 500 feet along the street or fire apparatus access roadways, so that each dwelling is within 300 feet of a hydrant.

17.56.240 CFC Section 507.5.7 Fire hydrant supply connections - Added. It shall be prohibited for underground water supply lines with a single connection from a municipal main to supply both fire hydrants and fire suppression systems. Looped supply lines that are supplied from two points of connection shall be allowed for hydrants and fire suppression system supplies.

17.56.250 CFC Section 604.2.15.1.1 Standby power loads - Amended. The following loads are classified as standby power loads:

1. Smoke control system.
2. Fire pumps.
3. Standby power shall be provided for elevators in accordance with Section 3003 of the California Building Code.

17.56.260 CFC Section 604.2.15.2.1 Emergency power loads - Amended. The following loads are classified as emergency power loads:

1. Emergency voice/alarm communication systems.
2. Fire alarm systems.
3. Automatic fire detection systems.
4. Elevator car lighting.

5. Means of egress lighting and exit sign illumination as required by Chapter 10.
6. Ventilation and automatic fire detection equipment for smoke proof enclosures.

17.56.270 CFC Section 606.10.1.2 Manual operation - Amended. When required by the fire code official, automatic crossover valves shall be capable of manual operation. The manual valves shall be located in an approved location immediately outside of the machinery room, in a secure metal box or equivalent and marked as Emergency Controls.

17.56.280 CFC Section 610 Photovoltaic Systems - Added.

CFC SECTION 610
PHOTOVOLTAIC SYSTEMS

610.1 General. Photovoltaic systems shall comply with the current Orange County Fire Chief's Association Guideline for Fire Safety Elements of Solar Photovoltaic Systems, or as thereafter amended by the Orange County Fire Chief's Association. The provision of this section may be applied by either the fire code official or the building code official. Additional conditions of approval may be applied based on the scope of an individual project.

17.56.290 CFC Section 901.6.2.2 Annual fire alarm records - Added. Records of all annual system inspections, tests and maintenance required by the referenced standards shall be copied to the fire code official at the completion of the annual inspection, testing or maintenance.

17.56.300 CFC Section 901.6.2.3 Fire alarm tag - Added. A durable tag shall be conspicuously affixed to the main fire alarm panel on all fire alarm systems and will display the following information relative to the performance of annual inspection, testing and maintenance:

1. Company name
2. Company address
3. Company telephone number
4. License number with type
5. Printed name of technician/tester
6. Signature of technician/tester
7. Date of service- including month, day and year
8. Type of service performed

17.56.310 CFC Section 903.2 Where Required - Amended. Approved automatic sprinkler systems in new buildings and structures as well as existing buildings and structures, as required by Section 4603.4.3, shall be provided in the locations described in Sections 903.2.1 through 903.2.18. In no case, where the provisions of Section 903 of this code are applicable, and notwithstanding any less restrictive provisions or exceptions, shall a building or structure be constructed or modified to exceed 10,000 square feet in total gross floor area, or 5,000 square feet in gross floor area per fire area, without approved automatic sprinkler systems being provided throughout the building or fire area, respectively.

17.56.320 CFC Section 903.2.2 Group B - Amended. An automatic sprinkler system shall be provided throughout buildings containing Group B occupancy where one of the following conditions exists:

1. Where a Group B fire area exceeds 5,000 square feet.
2. Where a Group B fire area is located more than three stories above grade plane.

17.56.330 CFC Section 903.2.2.1 Group B ambulatory health care facilities - Added. An automatic sprinkler system shall be installed throughout all fire areas containing a Group B ambulatory health care facility occupancy when either of the following conditions exist at any time:

1. Four or more care recipients are incapable of self-preservation.
2. One or more care recipients who are incapable of self-preservation are located at other than the level of exit discharge serving such an occupancy.

17.56.340 CFC Section 903.2.4 Group F - Amended. An automatic sprinkler system shall be provided throughout all buildings containing a Group F occupancy where one of the following conditions exists:

1. A Group F fire area exceeds 5,000 square feet.
2. A Group F fire area is located more than three stories above grade or above plane.
3. Reserved.

17.56.350 Reserved.

17.56.360 CFC Section 903.2.11.3 Buildings 55 feet or more in height - Added. An automatic sprinkler system shall be installed throughout buildings with a floor level having an occupant load of 30 or more that is located 55 feet or more above the lowest level of fire department vehicle access.

Exceptions:

1. Reserved.
2. Reserved.
3. Reserved.

17.56.370 CFC Section 903.3.1.1.1 Exempt locations - Amended. In other than Group I-2, I-2.1 and I-3 occupancies, automatic sprinklers shall not be required in the following rooms or areas where such rooms or areas are protected with an approved automatic fire detection system in accordance with Section 907.2 that will respond to visible or invisible particles of combustion. Sprinklers shall not be omitted from any room merely because it is damp, of fire-resistance rated construction or contains electrical equipment.

1. Any room where the application of water, or flame and water, constitutes a serious life or fire hazard.
2. Any room or space where sprinklers are considered undesirable because of the nature of the contents, when approved by the fire code official.
3. Fire service access elevator machine rooms and machinery spaces.
4. When approved by the fire code official, spaces or areas in telecommunications buildings used exclusively for telecommunications equipment, and associated electrical power distribution equipment, provided those spaces or areas are equipped throughout with an

automatic smoke detection system in accordance with Section 907.2 and are separated from the remainder of the building by fire barriers consisting of not less than 1-hour fire barriers constructed in accordance with Section 707 of the California Building Code or not less than 2-hour horizontal assemblies constructed in accordance with Section 712 of the California Building Code, or both.

17.56.380 CFC Section 903.3.5.2 Secondary water supply - Amended. A secondary on-site water supply shall be provided for high-rise buildings and Group I-2 occupancies having occupied floors located more than 55 feet above the lowest level of fire department vehicle access is Seismic Design Category C, D, E or F as determined by this code. The secondary water supply shall have a usable capacity of not less than the hydraulically calculated sprinkler demand plus 100 GPM for the inside hose stream allowance, for a duration of not less than 30 minutes or as determined by the sprinkler system design occupancy hazard classification in accordance with NFPA 13, whichever is greater. The Class I standpipe system demand shall not be required to be included in the secondary on-site water supply calculations. In no case shall the secondary on-site water supply be less than 15,000 gallons.

Exception: Existing buildings.

17.56.390 CFC Section 903.4 Sprinkler system supervision and alarms - Amended. All valves controlling the water supply for automatic sprinkler systems, pumps, tanks, water levels and temperatures, critical air pressures and water-flow switches on all sprinkler systems shall be electrically supervised by a listed fire alarm control unit.

Exceptions:

1. Automatic sprinkler systems protecting one- and two-family dwellings.
2. Limited area systems serving fewer than 20 sprinklers.
3. Reserved.
4. Jockey pump control valves that are sealed or locked in the open position.
5. Reserved.
6. Valves controlling the fuel supply to fire pump engines that are sealed or locked in the open position.
7. Trim valves to pressure switches in dry, pre-action and deluge sprinkler systems that are sealed or locked in the open position.

17.56.400 CFC Section 903.6.4 Certificate of temporary conformity and amortization - Added. Any change of occupancy to an assembly use begun after January 17, 1996 and prior to January 1, 2006 pursuant to a City-issued occupancy permit may be continued without installation of automatic fire sprinklers, provided that upon written notice from the Fire Marshal, the owner of the building shall apply for and obtain a Certificate of Temporary Conformity and Amortization Schedule. The owner shall make such application within sixty (60) days from receiving the Fire Marshal's notice of violation. Upon determining that the City had issued an occupancy permit authorizing an assembly use, the Fire Marshal shall issue a Certificate of Temporary Conformity and Amortization Schedule upon the following conditions:

1. The building owner shall apply for a Certificate of Temporary Conformity and Amortization Schedule within sixty (60) days of the Fire Marshal serving a notice of violation of the Fire Code on the Property.

2. The Fire Marshal may issue the Certificate Of Temporary Conformity and Amortization Schedule subject to the following conditions:

    a. The nonconforming assembly use shall be amortized within three (3) years of the date of issuance of the Certificate of Temporary Conformity and Amortization Schedule. The three year amortization period of the Certificate is limited to compliance with the fire sprinkler or fire barrier requirement, and no other City Code requirements.

    b. At a minimum, amortization shall require the installation of fire sprinklers or fire barrier(s).

    c. The building owner shall apply for a fire permit to remedy the nonconformity by installing fire sprinklers or fire barrier(s) within one (1) year of issuance of the certificate of temporary conformity.

    d. The building owner shall begin installation of the fire sprinklers or fire barrier(s) within two (2) years of the issuance of the Certificate of Temporary Conformity.

    e. The nonconforming assembly use may not be altered or extended to occupy greater floor area.

    f. If such nonconforming assembly use ceases for a period of thirty (30) days, any subsequent use shall be in conformity with the Fire Code.

    g. The owner must apply for any other land use permits required for the change of occupancy within one (1) year of issuance of the certificate of temporary conformity.

    h. If such nonconforming assembly use shall be substantially destroyed, then it may not be resumed.

    i. Such other conditions as the Fire Marshal shall determine are reasonably necessary to ensure timely compliance with the Fire Code.

17.56.410 CFC Section 907.1 General - Amended. This section covers the application, installation, performance and maintenance of fire alarm systems and their components in new and existing buildings and structures. The requirements of section 907.2 are applicable to new buildings and structures. The requirements of section 907.2 are also applicable to existing buildings and structures as required by section 907.3.

17.56.420 CFC Section 907.2.13 High-rise buildings and Group I-2 occupancies having occupied floors located more than 55 feet above the lowest level fire department vehicle access - Amended. High-rise buildings having occupied floors located more than 55 feet above the lowest level of fire department vehicle access and Group I-2 occupancies having floors located more than 55 feet above the lowest level fire department vehicle access shall be provided with an automatic smoke detection system in accordance with Section 907.2.13.1, a fire department communication system in accordance with Section 907.2.13.2 and an emergency voice/alarm communication system in accordance with Section 907.6.2.2.

Exceptions:

1. Airport traffic control towers in accordance with Section 907.2.22 and Section 412 of the California Building Code.
2. Open parking garages in accordance with Section 406.3 of the California Building Code.

3. Buildings with an occupancy in Group A-5 in accordance with Section 303.1 of the California Building Code.
4. Low-hazard special occupancies in accordance with Section 503.1.1 of the California Building Code.

In Group I-2 and R-2.1 occupancies, the alarm shall sound at a constantly attended location and general occupant notification shall be broadcast by the emergency voice/alarm communication system.

17.56.430 CFC Section 914.2.1 Automatic sprinkler system - Amended. The covered mall building and buildings connected shall be equipped throughout with an automatic sprinkler system in accordance with Section 903.1.1, which shall comply with the following:

1. The automatic sprinkler system shall be complete and operative throughout occupied space in the covered mall building prior to occupancy of any of the tenant spaces. Unoccupied tenant spaces shall be similarly protected unless provided with approved alternative protection.

2. Sprinkler protection for the mall shall be independent from that provided for tenant spaces or anchors. Where tenant spaces are supplied by the same system, they shall be independently controlled.

Exception: Reserved

17.56.440 CFC Section 914.3 High-rise buildings - Amended. High-rise buildings and Group I-2 occupancies having occupied floors located more than 55 feet above the lowest level of fire department vehicle access shall comply with Sections 914.3.1 through 914.3.6.

17.56.450 CFC Section 914.3.1 Automatic sprinkler system - Amended. Buildings and structures shall be equipped throughout with an automatic sprinkler system in accordance with Section 903.1.1 and a secondary water supply where required by Section 903.3.5.2. A sprinkler water-flow alarm initiating device and a control valve with a supervisory signal-initiating device shall be provided at the lateral connection to the riser on each floor.

Exception: Reserved

17.56.460 CFC Section 914.6.1 Automatic sprinkler system - Amended. Stages shall be equipped with an automatic fire-extinguishing system in accordance with Chapter 9. Sprinklers shall be installed under the roof and gridiron and under all catwalks and galleries over the stage. Sprinklers shall be installed in dressing rooms, performer lounges, shops and storerooms accessory to such stages.

Exceptions:

1. Reserved
2. Reserved
3. Reserved

17.56.470 CFC Section 1410.1 Required access - Amended. Approved vehicle access for fire fighting shall be provided to all construction or demolition sites. Vehicle access shall be provided to within 100 feet of temporary or permanent fire department connections. Vehicle access shall be provided by either temporary or permanent roads, capable of supporting vehicle loading under all weather conditions. Vehicle access shall be maintained until permanent fire

apparatus access roads are available. Construction sites shall have a minimum of 6 foot perimeter security fencing with gates installed for fire apparatus access. Gate widths shall be a minimum of 24 feet for fire apparatus roadways and 6 feet for walk-in entry. Secured vehicle gates or entries shall utilize approved Knox padlock or entries shall utilize an approved padlock or chain (maximum link or lock shackle size of ¼") when required by a fire code official. Temporary fire lane signs shall be provided and maintained to allow emergency access during construction. Hydrants, fire department connections, and fire lanes shall be posted "Fire Lane – No Parking" when required by the fire code official.

17.56.480 CFC Section 1412.1 When required - Amended. A water supply for fire protection, either temporary or permanent, and as approved by both the Fire and Public Works Departments, shall be made available as soon as combustible material arrives on site.

17.56.490 CFC Section 1413.1 Where required - Amended. Buildings more than a single story above grade shall be provided with not less than one standpipe for use during construction. Such standpipes shall be provided with fire department connections at accessible locations adjacent to usable stairs. Such standpipes shall be extended as construction progresses to within one floor of the highest point of construction having secured decking or flooring.

17.56.500 CFC Section 1414.1.1 Function During Construction - Added. If the building is higher than a single story above grade, the following provisions shall be met:

1. During construction, an approved automatic sprinkler system shall be installed and shall be fully functional up to one floor below the highest point of construction having secured decking or flooring.

17.56.510 CFC Section 1418 Owner's responsibility - Added. Necessary precautions and engineering controls shall be utilized to minimize the potential for false alarm activations caused by construction activity. False alarms caused by construction activity shall be treated as a system malfunction and may result in charges in accordance with the approved fee schedule.

17.56.520 CFC Section 1803.4 Emergency plan - Amended. Emergency plan shall be established as set forth in Section 408.4

Exception: Compliance with Huntington Beach Municipal Code Sections 17.58.050 and 17.58.060 shall be considered in compliance with this section.

17.56.530 CFC Section 1909.1 General - Amended. Exterior storage of finished lumber products shall comply with Sections 1909.1 through 1909.5 and be in accordance with Section 315.3.

17.56.540 CFC Section 2206.2.3 Above-ground tanks located outside, above grade - Amended. Above-ground tanks shall not be used for the storage of Class I, II, or IIIA liquid motor fuels except as provided by this section.

1. Above-ground tanks used for outside, above-grade storage of Class I liquids shall be listed and labeled as protected above-ground tanks and shall be in accordance with Chapter 34. Such tanks shall be located in accordance with Table 2206.2.3.
2. Above-ground tanks used for above-grade storage of Class II or IIIA liquids are allowed to be protected above-ground tanks or, when approved by the fire code official, other above-ground tanks that comply with Chapter 34. Tank locations shall be in accordance with

3. Tanks containing fuels shall not exceed 2,200 gallon capacity. Quantities greater than 2,200 gallons aggregate shall be approved by the fire code official.
4. Tanks located at farms, construction projects, or rural areas shall comply with Section 3406.2.

17.56.550 CFC Section 2206.2.4.1 Tank capacity limits - Amended. Tanks storing Class I and Class II liquids at an individual site shall be limited to a maximum capacity of 2,200 gallons. Quantities greater than 2,200 gallons aggregate shall be approved by the fire code official.

17.56.560 CFC Section 2206.2.4.2 Fleet vehicle motor fuel dispensing facilities - Amended. Tanks storing Class II and Class IIIA liquids at a fleet vehicle motor fuel-dispensing facility shall be limited to a maximum capacity of 2,200 gallons. Quantities greater than 2,200 gallons aggregate shall be approved by the fire code official.

17.56.570 CFC Section 2206.2.6 Special enclosures - Amended. Where installation of tanks in accordance with Section 3404.2.11 is impractical, or because of property or building limitations, tanks for liquid motor fuels are allowed to be installed in buildings in special enclosures in accordance with all of the following:

1. The special enclosure shall be liquid tight and vapor tight.
2. The special enclosure shall not contain backfill.
3. Sides, top and bottom of the special enclosure shall be of reinforced concrete at least 6 inches (152 mm) thick, with openings for inspection through the top only.
4. Tank connections shall be piped or closed such that neither vapors nor liquid can escape into the enclosed space between the special enclosure and any tanks inside the special enclosure.
5. Means shall be provided whereby portable equipment can be employed to discharge to the outside any vapors which might accumulate inside the special enclosure should leakage occur.
6. Tanks containing Class I, II or IIIA liquids inside a special enclosure shall not exceed 2,200 gallons. Aggregate quantities greater than 2,200 gallons shall only be allowed with approval of the fire code official.
7. Each tank within special enclosures shall be surrounded by a clear space of not less than 3 feet (910 mm) to allow for maintenance and inspection.

17.56.580 CFC Section 2701.5.1 Hazardous Materials Management Plan (HMMP) - Amended. Refer to HMBC Section 17.58 "Hazardous Materials".

17.56.590 CFC Section 2701.5.2 Hazardous Materials Inventory Statement (HMIS) - Amended. Refer to HMBC Section 17.58 "Hazardous Materials".

17.56.600 CFC Section 2703.3.1.4 Responsibility for cleanup - Amended. The person, firm or corporation responsible for an unauthorized discharge shall institute and complete all actions necessary to remedy the effects of such unauthorized discharge, whether sudden or gradual, at no cost to the jurisdiction. When deemed necessary by the fire code official, cleanup may be initiated by the fire department or by an authorized individual or firm. Costs associated with such cleanup shall be borne by the owner, operator, or other person responsible for the unauthorized discharge.

Clean-up of contaminated soil and property shall be in accordance with state, federal or local regulations as follows:

1. 1st Clean-up Criteria. Soils sampled during site assessments that fail California Assessment Manual (CAM) criteria for hazardous waste will be excavated and disposed of at a proper disposal site. Laboratory tests used in this determination are pH (EPA-9045), CAM Metals (total), and Volatile Chlorinated and Aromatic Hydrocarbons (EPA-8240) as described on Page 4 - Site Assessment and Laboratory Specifications.

2. 2nd Clean-up Criteria. Comparison of the Total Petroleum Hydrocarbon (TPH) concentration in soils sampled during the site assessment shall be made with the screening criteria in Table 1. If the sample results meet the Table 1 criteria, no further testing or remediation work shall be required.

   If the TPH exceeds the screening criteria, the laboratory will perform the additional analyses specified (EPA-8020, EPA-8270).

   Further delineation of the contaminated soil through use of additional borings, additional trenches or by excavation and stockpiling must be performed to determine the lateral and vertical extent of soil exceeding Table 1 criteria. Samples obtained during this delineation will be analyzed for screening criteria listed in Table 1 (EPA-418.1 and EPA-8015). If sample results exceed the screening criteria in Table 1, the laboratory shall be instructed to run the analyses specified in Table 2 (EPA-8020, EPA-8270) unless the applicant chooses to excavate the contaminated soil to meet criteria in Table 1 without proceeding to further analyses specified in Table 2. Soils which contain less than the screening levels specified in Table 2 shall not be required to undergo soil remediation provided that EPA 418.1 and EPA 8015M Total Petroleum Hydrocarbon concentrations are less than 100% excess of Table 1 screening criteria levels.

Table 1
Screening Level for Hydrocarbon Clean-up

Land Use	**TPH (418.1)**	**TPH (8015M)**
Residential and Recreational	<500 ppm	<500 ppm
Commercial and Industrial	<1,000 ppm	<1,000 ppm
Roadway		
0' – 4' Below Road Surface	N/A	<1,000 ppm Total; <100 ppm of the <C14 component
>4' Below Road Surface	<1,000 ppm	<1,000 ppm

Table 2
Screening Level for Hydrocarbon Clean-up

Land Use	**BTX & E (8021)**	**PNA (8270)[1]**
Residential and Recreational	B< 1.0 PPM T, X & E < 10.0 ppm individually	Each CAPNA <0.5 ppm Total CAPNA's <3.0 ppm
Commercial and Industrial	B< 1.0 PPM T, X & E < 10.0 ppm individually	Each CAPNA <1.0 ppm Total CAPNA's <6.0 ppm

Roadway		
0' – 4' Below Road Surface	B<1.0 ppm T, X & E <10.0 ppm individually	Each CAPNA <1.0 ppm Total CAPNA's <6.0 ppm
>4' Below Road Surface	B<1.0 ppm T, X & E <10.0 ppm individually	Each CAPNA <1.0 ppm Total CAPNA's <6.0 ppm

[1] Based on CAPNA's found in Proposition 65 list in addition to benzo(g,h,i)perylene.

3. Depth of contaminated soil removal. Soil contamination in excess of the Tables 1 and 2 criteria extending deeper than 20 feet below ultimate finished grade or within five (5) feet of the groundwater table, whichever is shallower and not exhibiting characteristics of material considered hazardous for disposal purposes, may be considered for non-remediation. Approval for non-remediation shall be by certification of the Fire Department and shall be issued with appropriate findings. The lateral and vertical extent of this contaminated material left in place shall be determined using Table 1 criteria. This extent shall be reported to the City and disclosed to subsequent property owners in a format approved by the Fire Department.

   Surface structures within 100 feet of the lateral extent of the contaminated soil shall be built with vapor barriers in accordance with applicable City Specifications.

4. Disposition of stockpiled soil. Soil that is stockpiled on-site as a result of criteria applied above can be evaluated for reuse on-site. The reuse options may include, but are not limited to, on-site remediation and re-sampling to meet the criteria in Table 1 and/or 2, or reuse of the soil as road sub-grade where applicable. Specifications for reuse of crude oil contaminated soil as road sub-grade are identified on Page 5.

   Soil that is planned for reuse on-site should be sampled at a frequency sufficient to adequately characterize the degree and composition of the contamination. A sampling plan shall be submitted to the Fire Department for approval prior to reuse.

5. On-site remediation. Soil can be remediated on-site as long as it does not exhibit any characteristics of material considered hazardous for disposal purposes. On-site remediation must comply with all applicable State, County, Federal and City regulations. Remediation activities shall be performed within a designated area. A remediation plan shall be approved by the Fire Department.

   After soil is remediated and reused, the surface of the designated remediation area shall be tested in accordance with provisions identified herein above. A testing plan shall be submitted to the Fire Department for approval as well as a final report, which shall summarize the remediation efforts and post remediation test results.

6. Site assessment and laboratory specifications. Analyses performed during site assessments of oil fields (other industrial or agricultural uses may require additional analysis) should include pH (EPA-9045), CAM Metals (total only, soluble if total exceeds 10 times STLC), Volatile Hydrocarbons (EPA-8240), Total Recoverable Hydrocarbons (EPA-418.1), Total Fuel Hydrocarbons (EPA-8015), Semi-Volatile Organics (EPA-8270) and Polychlorinated Biphenyls (EPA-8080).

   Vertical limits of hydrocarbon contamination shall be assessed. Sampling shall extend to a depth sufficient to identify at least five (5) feet of uncontaminated soil or to a depth not

greater than five (5) feet above the water table in cases where regional groundwater will be impacted by sampling operations.

If the landowner chooses to clean-up the site using screening criteria specified in Table 2, the laboratory analytical work may specify the re-analyses of samples exceeding screening criteria specified in Table 1. The shelf life for the samples must not be exceeded when the re-analyses are run.

The laboratory contract shall specify use of EPA Method 3630 as a clean-up procedure prior to soil analysis for CAPNA's using EPA-8270 if the 418.1 results show greater than 1,000 ppm.

Samples representative of a specific site should be obtained consistent with a Phase I historical review of the site. The sampling frequency will vary depending on potential for on-site contamination. Sampling should be targeted at identified or suspected contaminated locations on the site.

Sampling of areas not suspected to be contaminated shall be done on a random basis according to a Sampling Plan, which shall be approved by the Fire Department.

The Sampling Protocol, both in terms of site-specific targets and other random sampling, should be formulated in cooperation with the Fire Department. The burden of demonstrating soil clean-up to established limits of contamination shall be the responsibility of the land owner. The Fire Department's approval of a Sampling Protocol shall be required.

A Site Auditor shall be a requirement placed on all significantly large oil field properties and on smaller properties where a reasonable large number of contamination sources are deemed to remain unsampled following completion of the approved Sampling Protocol. The requirement for a Site Auditor shall be at the discretion of the Fire Department.

Soil sampling shall be carried out using protocols approved by the California Leaking Underground Fuel Tank Manual and/or the Orange County Health Department.

Analytical results, which may be inconsistent or anomalous when compared to other sample data taken as part of the site assessment shall be made a part of the record although the landowner shall have the option of providing additional samples to clarify inconsistencies. The number and location of these samples shall be determined by the landowner.

7. Specifications for Reuse of Crude Oil Contaminated Soils as Road Subgrade. Soils must meet criteria listed in Table 1 and 2.

   Reused soils must meet compaction requirements.

   Reused soils shall be placed directly beneath the asphalt cap and underlying aggregate to a maximum depth of four (4) feet below the road surface. Fills deeper than four (4) feet must be approved by the Fire Department based on sufficient findings.

   Potable drinking water lines must be surrounded by clean sand or gravel and approved and inspected by the appropriate City departments before burial in the roadway.

   A detailed set of drawings must be submitted to the City showing the plan view of reused soils, a cross section of the road base, locations of utility lines and thickness of clean sand

and gravel pack placed around these lines. Soil analysis data for the road fill must also be submitted which shall verify compliance with the standards listed in Table 1 and/or Table 2.

8. Scope of Contract Specifications for On-Site Auditing During Grading Activities. The Auditor shall be an independent environmental or geotechnical consulting company with adequate training to identify petroleum contaminated soils with field instruments and techniques described below. The Auditor shall be licensed by the State of California as a Registered Environmental Assessor.

   Auditors will monitor grading activities for the following indicators that petroleum hydrocarbons may have contaminated the soils and shall be aware of the situations and procedures:

   a. Soft spongy soils that become evident as heavy equipment travels over it.

   b. Hydrocarbon odors emanating from the soil.

   c. A reading of greater than 20 ppm on a hand-held organic vapor monitor (OVM) held three (3) inches from suspected contaminated soils. The meter shall be calibrated at least twice per day.

   d. A small vial of solvent can be used to extract a small amount of soil. If the solvent becomes discolored, petroleum may be present.

   If any of the indicators above are found, the Auditor shall devise a sampling program capable of ascertaining whether or not the waste is classified as hazardous. All sampling procedures shall be in accordance with the protocols established by LUFT and/or the Orange County Health Department. The contamination citing shall be made a part of the record and the Fire Department shall be immediately notified.

   Sufficient samples shall be analyzed to characterize the vertical and horizontal extent of the potential contaminant. If samples exceed the screening criteria in Table 1, the soil must either be removed or reanalyzed and compared to criteria in Table 2. If the soil is determined to meet the Table 2 criteria, the soil can be incorporated into the fill. If it does not, the soil can be stockpiled for remediation and reuse or removed from the site.

   A report documenting the observations made and samples obtained during grading shall be prepared. This report shall document compliance with the appropriate sections of Table 1 and/or Table 2 as applicable.

17.56.610 CFC Section 2703.4 Material Safety Data Sheets - Amended. Material Safety Data Sheets (MSDS) shall be readily available on the premises for hazardous materials regulated by this chapter. When a hazardous substance is developed in a laboratory, or as the result of any manufacturing process (including a hazardous waste), available information on health and physical hazards shall be documented and available for review. Electronic access to MSDSs is permissible as long as no barrier exists to immediate employee access in the workplace.

Exception: Reserved

17.56.620 CFC Section 3104.1.1 Liquid Tight Floor - Amended. In addition to the requirements set forth in section 2704.12, floors of storage areas shall be of liquid-tight construction and resistant to deterioration by the material. The surface of floors shall be of a

material that will resist deterioration from any other materials that may be released in the storage area.

17.56.630 CFC Section 3309 "Safe and sane" or dangerous fireworks - Added.

CFC SECTION 3309
"SAFE AND SANE" OR DANGEROUS FIREWORKS

CFC Section 3309.1 "Safe and sane" or dangerous fireworks prohibited. The manufacture, sale, possession, storage, handling or use of "safe and sane" fireworks as currently defined in the California Health and Safety Code section 12529 or "dangerous fireworks" as currently defined in the California Health and Safety Code section 12505 or thereafter amended by state statute is prohibited in the City of Huntington Beach.

CFC Section 3309.2 Seizure of fireworks. Any authorized Huntington Beach fire code official, peace officer or other city official authorized to enforce the Huntington Beach Municipal Code may seize prohibited fireworks and explosives from persons, firms or corporations who manufacture, sell, possess, store, handle or use of any prohibited fireworks or explosives as currently described in the Huntington Beach Fire Code sections 3309 and 3310.

17.56.640 CFC Section 3310 Explosives - Added.

CFC SECTION 3310
EXPLOSIVES

CFC Section 3310.1 Explosives prohibited. The manufacture, sale, possession, storage, handling or use of unpermitted "explosives" as currently defined in California Code of Regulations Title 19 Chapter 10, Explosives section 1553 or thereafter amended by state law is prohibited in the City of Huntington Beach.

17.56.650 CFC Section 3404.2.9.6.1 Locations where above-ground tanks are prohibited - Amended. The limits referred to herein prohibiting the storage of Class I and II liquids in outside, aboveground tanks are hereby established for all commercial land use districts as defined in the Huntington Beach Zoning and Subdivision Ordinance.

Exceptions:

1. Bulk plants may exist in I-G (general industrial) zoned districts only.

2. Class III liquids classified as crude oil may only be stored on properties with a 0 or 01 suffix.

3. Class II liquids may be stored temporarily on construction sites with the approval of the fire code official.

4. The storage of Class I and Class II liquids in aboveground tanks is prohibited within the City of Huntington Beach except at locations classified as Zone I-G (general industrial) where permitted by a site plan use permit on property designated as potentially suitable for the uses permitted under these zones classifications by the Huntington Beach Zoning and Subdivision Ordinance as the same may be amended from time to time.

17.56.660 CFC Section 3404.2.11.2 Location - Amended. Flammable and combustible liquid storage tanks located underground, either outside or under buildings, shall be in accordance with all of the following:

1. Tanks shall be located with respect to existing foundations and supports such that the loads carried by the latter cannot be transmitted to the tank.

2. The distance from any part of a tank storing liquids to the nearest wall of a basement, pit, cellar, or lot line shall not be less than 3 feet (914 mm).

3. A minimum distance of 1 foot (305 mm) shell to shell, shall be maintained between underground tanks.

4. The installation of underground combustible/flammable liquid tanks is hereby prohibited in all residential districts. The fire code official may authorize installation of underground combustible/flammable liquid tanks in agricultural and manufacturing districts.

17.56.670 CFC Section 3404.2.13.1.4. Tanks abandoned in place - Amended. Reserved.

17.56.680 CFC Section 3405.3.3 Heating, lighting and cooking appliances - Amended. Heating, lighting and cooking appliances which utilize Class I liquids shall not be operated within a building or structure.

Exception: Reserved.

17.56.690 CFC Section 3405.3.7.5.1 Ventilation - Amended. Continuous mechanical ventilation shall be provided at a rate of not less than 1 cubic foot per minute per square foot [0.00508 $m^3/(s \times m^2)$] of floor area over the design area. Provisions shall be made for introduction of makeup air in such a manner to include all floor areas or pits where vapors can collect. Local or spot ventilation shall be provided when needed to prevent the accumulation of hazardous vapors. Ventilation system design shall comply with the California Building Code and California Mechanical Code.

Exception: Reserved.

17.56.700 CFC Section 3406.2.4.4 Locations where above-ground tanks are prohibited - Amended. The limits referred to herein prohibiting the storage of Class I and II liquids in outside, aboveground tanks are hereby established for all commercial land use districts as defined in the Huntington Beach Zoning and Subdivision Ordinance.

Exceptions:

1. Bulk plants may exist in I-G (general industrial) zoned districts only.
2. Class III liquids classified as crude oil may only be stored on properties with a 0 or 01 suffix.
3. Class II liquids may be stored temporarily on construction sites with the approval of the fire code official.
4. The storage of Class I and Class II liquids in aboveground tanks is prohibited within the City of Huntington Beach except at locations classified as Zone I-G (general industrial) where permitted by a site plan use permit on property designated as potentially suitable for the uses permitted under these zones classifications by the

Huntington Beach Zoning and Subdivision Ordinance as the same may be amended from time to time.

17.56.710 CFC Section 3406.3 Well drilling and operating - Amended. The Huntington Beach Oil Code (Huntington Beach Municipal Code Title 15) as it currently exists or may hereafter be amended, is incorporated herein by this reference, and declared to be part of the Huntington Beach Fire Code as though set out in full herein.

17.56.720 CFC Section 3702 Definitions, Containment Vessel - Amended.

Containment Vessel. A D.O.T.- transportable, gas-tight recovery vessel designed so that a leaking compressed gas container can be placed within its confines, thereby encapsulating the leaking container.

17.56.730 CFC Section 3703.1.4.1 Floors - Amended. In addition to the requirements set forth in section 2704.12, floors of storage areas shall be of liquid-tight construction and resistant to deterioration by the material. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.740 CFC Section 3904.1.3 Liquid-tight floor - Amended. In addition to the requirements set forth in section 2704.12, floors of storage areas shall be of liquid-tight construction and resistant to deterioration by the material. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.750 CFC Section 4004.1.5 Liquid-tight floor - Amended. In addition to the requirements set forth in section 2704.12, floors of storage areas shall be of liquid-tight construction and resistant to deterioration by the material. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.760 CFC Section 4104.1.1 Liquid-tight floor - Amended. In addition to the requirements set forth in section 2704.12, floors of storage areas shall be of liquid-tight construction and resistant to deterioration by the material. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.770 CFC Section 4304.1.3 Liquid-tight floor - Amended. In addition to the requirements set forth in section 2704.12, floors of storage areas shall be of liquid-tight construction and resistant to deterioration by the material. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.780 CFC Section 4404.1.2 Liquid-tight floor - Amended. In addition to the requirements set forth in section 2704.12, floors of storage areas shall be of liquid-tight construction and resistant to deterioration by the material. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.790 CFC Section 4603.1 Required construction - Amended. Existing buildings shall comply with not less than the minimum provisions specified in Table 4603.1 and as further enumerated in Sections 4603.2 through 4603.7.5.2.

17.56.800 CFC Section 4603.4 Sprinkler systems - Amended. An automatic sprinkler system shall be provided in existing buildings in accordance with Sections 4603.4.1 through 4603.4.3.

17.56.810 CFC Section 4603.4.3 Tenant improvements - Added. Section 903 shall apply to existing occupancies/tenant space undergoing tenant improvement as follows:

1. Occupancy/tenant space undergoing tenant improvement where the square footage of the space is being increased.

2. Occupancy/tenant space where there is a change in occupancy classification to an assembly, educational, institutional, hazardous, or residential use.

3. Occupancy/tenant space where the entire roof structure is to be removed during the improvement.

4. Assembly occupancy that increases the maximum occupant load to exceed 299 persons.

Exception: Group R-3 occupancies that do not result in a fire area greater than 5,000 square feet in gross floor area.

17.56.820 CFC Section 4603.6 Fire alarm systems - Amended. An approved fire alarm system shall be installed in existing buildings and structures in accordance with sections 4603.6.1 through 4603.6.10 and provide occupant notification in accordance with Sections 907.6 unless other requirements are provided by other sections of this code.

Exception: Occupancies with an existing previously approved fire alarm system.

17.56.830 CFC Section 4603.6.10 Tenant improvements - Added. Section 907 shall apply to existing occupancies/tenant space undergoing tenant improvement as follows:

1. Occupancy/tenant space undergoing tenant improvement where the square footage of the space is being increased.

2. Occupancy/tenant space where there is a change in occupancy classification to an assembly, educational, institutional, hazardous, or residential use.

3. Occupancy/tenant space where the entire roof structure is to be removed during the improvement.

4. Occupancy/tenant space that increases its maximum occupant load.

Exception: The fire code official may waive this requirement based on the scope of the project.

17.56.840 *AMENDMENTS TO NFPA 13*

6.8.3 - Amended. Fire department connections (FDC) shall be of an approved type. The location shall be approved and be no more than 150 feet from a public hydrant. The size of piping and the number of inlets shall be approved by the Fire code official. If approved by the H.B. Public Works Dept., it may be installed on the backflow assembly. Fire department inlet connections shall be painted OSHA safety red. When the fire sprinkler density design requires 500 gpm (including inside hose stream demand) or greater, or a standpipe system is included, four 2 ½" inlets shall be provided. FDC may be located within 150 feet of a private fire hydrant when approved by the Fire code official.

8.17.1.1.1 - Added. Residential Water-flow Alarms. Local water-flow alarms shall be provided on all sprinkler systems and shall be connected to the building fire alarm or water-flow monitoring system where provided. Group R occupancies not requiring a fire alarm system by the California Fire Code shall be provided with at least one approved interior alarm device in each unit, or interconnection to the unit smoke alarm system. Sound levels in all sleeping areas shall be a minimum of 15 DBA above the average ambient sound or a minimum of 75 DBA with all intervening doors closed. Alarms shall be audible within all other living areas within each dwelling unit. When not connected to a fire alarm or water-flow monitoring system, audible devices shall be powered from an uninterruptible circuit (except for over-current protection (GFI), serving normally operated appliances in the residence.

8.17.2.4.6 - Amended. Fire department connections shall be on the street side of buildings and shall be located and arranged so that they are immediately adjacent to the approved fire department access road and that hose lines can be readily and conveniently attached to the inlets without interference from nearby objects including buildings, fence, posts, or other fire department connections.

22.1.3 (43) - Amended. Size and location of hydrants, showing size and number of outlets and if outlets are to be equipped with independent gate valves. Whether hose houses and equipment are to be provided, and by whom, shall be indicated. Static and residual hydrants that were used in the flow tests shall be shown. Water supply certification shall be not more than six months of the plan submittal to the authority having jurisdiction.

17.56.850 *AMENDMENTS TO NFPA 13D*

4.1.5 Stock of Spare Sprinklers - Added.

4.1.5.1 - Added. A supply of at least two sprinklers for each type shall be maintained on the premises so that any sprinklers that have operated or been damaged in any way can be promptly replaced.

4.1.5.2 - Added. The sprinklers shall correspond to the types and temperature ratings of the sprinklers in the property.

4.1.5.3 - Added. The sprinklers shall be kept in a cabinet located where the temperature to which they are subjected will at no time exceed 100 ^{o}F (38^{o}C).

4.1.5.4 - Added. A special sprinkler wrench shall be provided and kept in the cabinet to be used in the removal and installation of sprinklers. One sprinkler wrench shall be provided for each type of sprinkler installed.

7.1.2 - Amended. The system piping shall not have a separate control valve unless supervised by a central station, proprietary or remote station alarm service.

7.3 - Amended. At least one water pressure gauge shall be installed on the riser assembly.

7.3.1 - Deleted in its entirety.

7.6 - Amended. Exterior water flow alarm indicating devices shall be listed for outside service and audible from the street from which the house is addressed. Exterior audible devices shall be placed on the front or side of the structure and the location subject to final approval by the fire code official. Additional interior alarm devices shall be required to provide audibility

throughout the structure. Sound levels in all sleeping areas with all intervening doors closed shall be a minimum of 15 dBA above the average ambient sound level but not less than 75 dBA. Audible devices shall be powered from an uninterruptible circuit (except for over-current protection) serving normally operated appliances in the residence.

Exceptions:

1. When an approved water flow monitoring system is installed, interior audible devices may be powered through the fire alarm control panel.

2. When smoke detectors specified under CBC Section 310.9 are used to sound an interior alarm upon water flow switch activation.

8.6.4.2 - Added. All attics shall be protected with an intermediate temperature quick response sprinkler which shall be located to protect attic penetrations created by the access scuttles or mechanical equipment

17.56.860 *AMENDMENTS TO NFPA 13R*

6.16.1 - Amended. Local water-flow alarms shall be provided on all sprinkler systems and shall be connected to the building fire alarm or water-flow monitoring system where provided. Group R occupancies containing less than the number of stories, dwelling units or occupant load specified in Section 907.2.8 of the 2010 California Fire Code as requiring a fire alarm system shall be provided with a minimum of one approved interior alarm device in each unit. Sound levels in all sleeping areas shall be a minimum of 15 dBA above the average ambient sound or a minimum of 75 dBA with all intervening doors closed. Alarms shall be audible within all other living areas within each dwelling unit. When not connected to a fire alarm, residential smoke detection or water-flow monitoring system, audible devices shall be powered from an uninterruptible circuit (except for over-current protection) serving normally operated appliances in the residence.

There shall also be a minimum of one exterior alarm indicating device, listed for outside service and audible from the access roadway that serves that building.

17.56.870 *AMENDMENTS TO NFPA 14*

6.4.5.4.1 - Amended. The fire department connection shall have a minimum of two 2 ½ inches, internal threaded (NHS) inlets. Additional inlets shall be provided on a 250 GPM per inlet ratio to meet the system demand. The inlets shall be provided with approved caps to protect the system from entry of debris. The location of the FDC shall be approved and be no more than 150 feet from a public hydrant. If acceptable to the water authority, it may be installed on the backflow assembly. Fire department inlet connections shall be painted OSHA safety red.

7.3.1.1 - Amended. Class I and III Standpipe hose connections shall be unobstructed and shall be located not less than 18 inches, or more than 24 inches above the finished floor. Class II Standpipe hose connections shall be unobstructed and shall be located not less than 3 feet or more than 5 feet above the finished floor.

17.56.880 *AMENDMENTS TO NFPA 24*

5.9.1.3 - Amended. The fire department connection shall be of an approved type and contain a minimum of two 2 ½ inch inlets. The location shall be approved and be no more than 150 feet from a public fire hydrant. If acceptable to the water authority, it may be installed on the backflow assembly. The supply pipe shall be painted OSHA safety red.

5.9.1.3.1 - Added. When the sprinkler density design is 500 gpm (including the interior hose stream demand) or greater, or a standpipe system is included, four 2 ½" inlets shall be provided.

6.2.1.1 - Added. The closest upstream indicating control valve to the riser shall be painted OSHA red.

6.2.11 (5) - Deleted in its entirety.

6.2.11 (5) - Amended. Control valves in a one-hour fire-rated room, accessible from the exterior, provided with approved signage.

6.2.11 (7) - Deleted in its entirety.

6.3.3 - Added. All post indicator valves controlling fire suppression water supplies shall be painted OSHA red.

10.1.6.3 - Added. All ferrous pipe shall be coated and wrapped. Joints shall be coated and wrapped after assembly. All fittings shall be protected with a loose 8-mil polyethylene tube. The ends of the tube shall extend past the joint by a minimum of 12 inches and be sealed with 2 inch wide tape approved for underground use. Galvanizing does not meet the requirements of this section.

Exception: 316 Stainless Steel pipe and fittings

10.3.5.2 - Amended. All bolted joint accessories shall be cleaned and thoroughly coated with asphalt or other corrosion-retarding material, prior to poly-tube, and after installation.

10.3.5.3 - Added. All bolts used in pipe-joint assembly shall be 316 stainless steel.

10.6.3.1 - Amended. Where fire service mains enter the building adjacent to the foundation, the pipe may run under a building to a maximum of 18 inches, as measured from the interior of the exterior wall. The pipe under the building or building foundation shall be 316 stainless steel and shall not contain mechanical joints or comply with 10.6.2.

10.6.5 - Amended. Pipe Joints shall not be located under foundation footings. The pipe under the building or building foundation shall be 316 stainless steel and shall not contain mechanical joints.

17.56.890 *AMENDMENTS TO NFPA 72*

14.2.1.2.3 - Amended. If a defect or malfunction is not corrected at the conclusion of system inspection, testing, or maintenance, the system owner or the owner' designated representative and fire code official shall be informed of the impairment in writing within 24 hours.

14.6.2.1 - Amended. Upon completion of annual testing in accordance with section 14.4.5, records shall be sent to the fire authority having jurisdiction and records shall also be retained on site until the next test and for 1 year thereafter.

14.6.2.1.1 - Added. Upon completion of annual testing in accordance with section 14.4.5, a durable tag shall be conspicuously affixed to the main fire alarm panel on all fire alarm systems and will display the following information relative to the performance of annual testing:

1. Company name
2. Company address
3. Company telephone number
4. License number with type
5. Printed name of technician/tester
6. Signature of technician/tester
7. Date of service- including month, day and year
8. Type of service performed

23.8.2.2 - Amended. The fire alarm system components shall be permitted to share control equipment or shall be able to operate as stand-alone subsystems, but in any case, they shall be arranged to function as a single system and send a single signal to a central, remote, or proprietary station.

23.8.2.3 - Deleted in its entirety.

26.2.3.1 - Amended. Supervising station customers or clients and the fire code official shall be notified in writing within 7 days of any scheduled change in service that results in signals from their property being handled by a different supervising station facility or if the monitoring service is cancelled.

17.56.900 CFC Appendix B Section B105.1 One- and two-family dwellings - Amended. The minimum fire-flow and flow duration requirements for one- and two-family dwellings having a fire-flow calculation area that does not exceed 3,600 square feet (344.5m2) shall be 1,000 gallons per minute (3785.4 L/min) for 1 hour. Fire-flow and flow duration for dwellings having a fire-flow calculation area in excess of 3,600 square feet (344.5m2) shall not be less than that specified in Table B105.1.

> **Exception:** When the building is equipped with an approved automatic sprinkler system, the fire flow requirements of Table B105.1 are reduced by 50%, provided that the resulting fire flow is not less than 1,000 gallons per minute (3785.4 L/min) for 1 hour.